

TRANSFER  
TAX  
PAID

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, THAT ACKC, LLC, a Maine Limited Liability Company organized and existing under the laws of the State of Maine and having a principal address of P.O. Box 104, Waterville, Maine 04901

In Consideration of ONE DOLLAR (\$1.00) and other valuable considerations, paid by WATRA, LLC, a Maine Limited Liability Company having a principal office at 6 Frankwood Drive, Winslow, Maine 04901

the receipt whereof it does hereby acknowledge, do hereby give, grant, bargain, sell and convey, WITH WARRANTY COVENANTS, unto the said WATRA, LLC, its successors and assigns forever,

A certain lot or parcel of land, together with any buildings thereon, situated in ~~Waterville~~ County of Kennebec and State of Maine and further bounded and described as follows, to wit:

Beginning in the northerly line of Center Street at a point eighty-five (85) feet westerly along said Street from the stone bound at the intersection of said Center Street with Elm Street; thence continuing westerly along the northerly line of said Center Street one hundred sixty-six (166) feet; thence northerly along land formerly owned or occupied by Sam Barron one hundred twelve and five-tenths (112.5) feet; thence easterly thirty (30) feet; thence northerly thirty-three (33) feet; thence easterly along land now or formerly of Helen S. Meader one hundred thirty-one (131) feet to the northwesterly corner of land conveyed to Colonial Beacon Oil Company, November 13, 1946 by deed recorded in Kennebec Registry of Deeds, Book 849 Page 91; thence southerly along the westerly line of land now or formerly of said Oil Company one hundred fifty (150) feet to the point of beginning.

This conveyance is subject to a restrictive covenant that prohibits the Grantee herein, its successors and assigns, from using the above described premises for furniture and mattress sales and rentals as a primary use for a period of five (5) years from date of execution of this Deed.

Being a portion of the same premises conveyed to the herein Grantor by Warranty Deed of Redington & Company, Inc. dated November 1<sup>st</sup>, 2001 and recorded in the Kennebec County Registry of Deeds at Book 6687, Page 277.

② mjk

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IN WITNESS WHEREOF, the said **ACKC, LLC**, by **KATHLEEN A. CROCKER**, its duly authorized Member has hereunto set her hand and seal this 26<sup>th</sup> day of August, 2008.

Signed, Sealed and Delivered  
in the presence of:

[Signature]  
Witness

**ACKC, LLC**

[Signature]  
By: **Kathleen A. Crocker, Member**

**ACKNOWLEDGEMENT**

STATE OF MAINE  
KENNEBEC, ss.

August 26, 2008

Personally appeared the above named **KATHLEEN A. CROCKER**, in his said capacity as Member of **ACKC, LLC** who acknowledged the foregoing instrument to be her free act and deed and the free act and deed of said **ACKC, LLC**.

Before me,

William P. Dubord  
NOTARY PUBLIC  
WILLIAM P. DUBORD  
Attorney at Law  
Notary Public  
My Commission expires 6/28/2015  
(print name)

re. deeds ACKC, LLC to WATRA, LLC DEED



Received Kennebec SS.  
08/27/2008 9:17AM  
# Pages 2 Attest:  
BEVERLY BUSTIN-WATHEWAY  
REGISTER OF DEEDS